

244  
BOBBY G. KOONCE,  
GRANTOR

TO

WARRANTY DEED

DANIEL W. TACKER, ET UX,  
GRANTEE

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable legal considerations, the receipt and sufficiency of which is hereby acknowledged, including the assumption of an outstanding balance on two Deeds of Trust as set forth in Deed of Trust Book 306, page 473 and Deed of Trust Book 306, Page 477 in the Office of the Chancery Clerk of DeSoto County, Mississippi, the Grantor, BOBBY G. KOONCE, hereby sells, conveys, and warrants unto the Grantee, DANIEL W. TACKER and Wife, DONNA C. TACKER, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying in the City of Hernando, DeSoto County, Mississippi, being more particularly described as follows:

That certain land located in the City of Hernando, County of DeSoto, State of Mississippi, situated in Section 13, Township 3, Range 8 West, described as follows: All of Lots 322 and 321 as the same appears from the official map of the Town of Hernando, Mississippi, Less and Except a strip of land 100 feet in width off the East side of Lot 321 which was conveyed by C. E. Emerson, et al, deacons of the Hernando Baptist Church, to Lee Stewart on October 27, 1933 of record in Book 23, Page 542 in the land deed records of DeSoto County, Mississippi.

This being the same property conveyed by Charles O. Cook, Jr., et al, deacons of the Hernando Baptist Church unto Julius R. Tipton, Jr., et ux, by Deed dated May 1, 1954 and being filed for record at 10:45 A.M. on May 6, 1954 recorded in Deed Book 40, Page 383 in the Office of the Chancery Clerk of DeSoto County, Mississippi.

By acceptance of this Deed, the parties agree that this conveyance is made subject to subdivision, health department, zoning and other regulations in effect in DeSoto County, Mississippi and rights of way and easements for public roads, flowage, and utilities. The warranty in this Deed is also subject to the two above-mentioned Deeds of Trust which Grantee is assuming with this Deed. Taxes for the year 1985 shall be pro-rated at closing and paid by the Grantee when due. Taxes for the year 1984 which are due shall be paid by the Grantor. Possession is to be given on July 1, 1985.

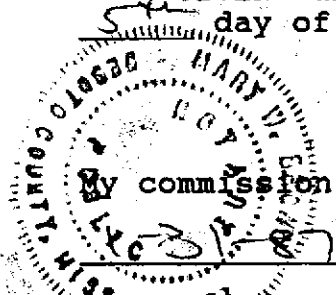
EXECUTED this the 5<sup>th</sup> day of July, 1985.

Bobby G. Koonce  
BOBBY G. KOONCE,  
GRANTOR

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named BOBBY G. KOONCE who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and year therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office this the 5<sup>th</sup> day of July, 1985.



Mary Wallace Bism  
Notary Public

My commission expires:

GRANTOR'S ADDRESS: 500 Country Club Drive, Hernando, MS 38632  
GRANTEE'S ADDRESS: 2411 Byhalia Road, Hernando, MS 38632

Filed @ 11:00 AM, 8 July, 1985  
Recorded in Book 179 Page 244  
H. G. Ferguson, Clerk